

EXHIBIT "A" TO NORTHAVEN WOODS PLAT

(1 of 6)

Planning Commission Minutes
April 4, 1988

deferring action on the motion for two weeks so that the new members can visit the site and learn more about it. He is also prepared to table if the developers feel they might also have something to offer regarding the capability to implement the cluster housing—but he sees nothing. What he hears is that the property has been conveyed, and the owner of the cluster housing is represented by someone who is making sure that they agree with your development. You have split the property and the Country Hills Developers have no capability to develop cluster housing. Mr. Farchmin agrees with Mr. Davis from the standpoint that tabling might be the appropriate procedure.

Mr. Farchmin, said it was unfortunate that Mr. Scharthag had scheduled his vacation for this week. He also stated that Mr. Scharthag has a second mortgage on this property. He owns the property to the north for cluster housing. There is a very minimal first mortgage. Basically, he is carrying this property they are buying, and anything they do here is subject to his approval. Mr. Farchmin said they had not closed on the property and cannot close unless they have his approval for their site plan.

Chairman Hall asked if Mr. Farchmin would request the Planning Commission to table rather than voting on the project tonight. Mr. Farchmin said that was appropriate and so requests. At the next meeting, they may get Mr. Scharthag to attend. Mr. Farchmin reiterated that they cannot close unless they have Mr. Scharthag's approval.

Mr. Davis withdrew his first motion and made a motion to table. He thinks the developer is quite aware of the attitude of the majority of the Planning Commission members concerning previous approval. Mr. O'Hara seconded. The vote: All "aye".

Chairman Hall said the project will be tabled for two weeks and suggested that Mr. Scharthag should attend. He also suggested for Mr. Farchmin to contact the City for additional information about prior agreements.

Item 6 on the Agenda: Consideration for a Final Plat—Northaven Woods, 72nd and Woodland. Applicant/owner: DEFI Partnership.

Mr. Richard Saunders stated that they agreed and concur with all comments on the platting and the engineering for the improvements which is basically comments 3 - 26 on the staff report. There are few changes that are needed which are mostly housekeeping details. There are some calculations and verifications that need to be provided. Chairman Hall confirmed with Mr. Saunders that they will comply with items 3 - 26, and Mr. Saunders agreed. Mr. Saunders had a letter from his engineers that all these items can be complied with.

Concerning Item 2, Mr. Saunders addressed the traffic study. He said they support and defend their traffic study, and his engineer and supervisor are present if the Planning Commission should have any questions. Chairman Hall

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